



తెలంగాణ రాజ పత్రము  
**THE TELANGANA GAZETTE**  
**PART-I EXTRAORDINARY**  
**PUBLISHED BY AUTHORITY**

No. 156 ]

HYDERABAD, TUESDAY, MAY 16, 2017.

**NOTIFICATIONS BY GOVERNMENT**

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**MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT  
DEPARTMENT**  
**(II)**

DRAFT VARIATION TO THE HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY FOR  
CHANGE OF LAND USE FROM MANUFACTURING USE ZONE TO COMMERCIAL USE ZONE  
IN KUKATPALLY (V), BALANAGAR (M), RANGA REDDY DISTRICT - CONFIRMATION.

*[G.O.Ms. No. 130, Municipal Administration & Urban Development (II), 6th May, 2017.]*

In exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008), the Government hereby makes the following variation to the land use Notified Master Plan for Kukatpally Segment, vide G.O.Ms.No.288, MA & UD Department, Dated:03.04.2008, as required by sub-section (1) of the said section.

**VARIATION**

The site in Part of Sy.Nos.710, 711, 712, 715, 716, 717, 723, 724 & 725 situated at Kukatpally Village, Balanagar Mandal, Ranga Reddy District to an extent of 1453.19 Sq. mts. which is presently earmarked for Manufacturing Use Zone in the Notified Master Plan of Kukatpally Segment, vide G.O.Ms.No.288, MA & UD Department, dated 03.04.2008 is now designated as Commercial Use Zone **subject to the following conditions:**

- The applicant shall comply with the conditions laid down in the G.O.Ms.No.288, MA, dated:03.04.2008 & G.O.Ms.No.168, dated:07.04.2012.
- The applicant shall obtain prior permission from competent authority (GHMC) before undertaking any development on the site under reference.

- c) Any objection by the higher authorities of any other departments / Government for conversion of land to commercial use zone is liable for cancellation of permission without any prior notice and no compensation or reimbursement of cost and maintenance due to permission will be pay by the Government Department for any reasons what so ever.
- d) The violation of any condition laid above will be instantly tended for cancellation of above permission without any prior intimation or notice.
- e) The applicant should hand over the road affected portion under proposed 60 meters wide Notified Master Plan road to GHMC with free of cost.
- f) The applicant shall maintain the proposed master plan roads.
- g) The applicant is sole responsible if any discrepancy occurs in the ownership aspects & ULC aspects & if any litigations occurs, the change of land use orders will be withdrawn without any notice.
- h) CLU shall not be used as proof of any title of the land.
- i) The applicant has to fulfill any other conditions as may be imposed by the competent authority.
- j) The change of land use does not bar any public agency including HMDA/Local Authority to acquire land for any public purpose as per law.
- k) The applicant shall access from property to road only through service road.

#### **SCHEDULE OF BOUNDARIES**

**North** : Existing 100 feet wide road, NH-9, Balanagar to Kukatpally.

**South** : Industrial Building in Sy. No. 712 of Kukatpally (V).

**East** : Commercial Building in Sy.No.712 of Kukatpally (V).

**West** : Building with vacant land in Sy.No.712 of Kukatpally (V).

**DRAFT VARIATION TO THE HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY FOR CHANGE OF LAND USE FROM OPEN SPACE USE ZONE AND ROAD AREA TO COMMERCIAL USE ZONE IN SHIVARAMPALLY (KATEDAN) VILLAGE, RAJENDRANAGAR MANDAL, RANGA REDDY DISTRICT - CONFIRMATION.**

***[G.O.Ms. No. 131, Municipal Administration & Urban Development (II), 6th May, 2017.]***

In exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008), the Government hereby makes the following variation to the land use Notified Master Plan for Shamshabad Segment, vide G.O.Ms.No.288, MA, & UD Department, Dated: 03.04.2008, as required by sub-section (1) of the said section.

#### **VARIATION**

The site in Sy.No.139/P of Shivarampally (Kattedan) (V), Rajendranagar (M), Ranga Reddy District to an extent of Ac. 1-04 gts. which is presently earmarked for Open Space use Zone and Road area in the notified erstwhile HUDA Master Plan for Shamshabad segment vide G.O.Ms.No.288, MA dated : 03.04.2008 is now designated as Commercial Use Zone, **subject to the following conditions:**

- a) The applicant shall hand over the area affected due to proposed Master Plan road free of cost to local body by way of registered gift deed.
- b) The applicant shall obtain prior permission from the competent authority before under taking any development on the site under reference.
- c) The applicant shall comply the conditions laid down in the G.O.Ms.No.168, MA, dt.07.04.2012 & G.O. Ms.No.288, MA, dt.03.04.2008 as amended from time to time.

- d) The owner / applicant are solely responsible for any mis-representation with regard to ownership / title, land ceiling clearance etc, and they will be responsible for any damage claimed by any one on account of change of land use proposed.
- e) The applicant has to fulfill any other conditions as may be imposed by the Competent Authority.
- f) Consideration of CLU doesn't confer title over the land.

#### **SCHEDULE OF BOUNDARIES**

- North :** Sy.No. 139/P of Shivarampally (Kattedan) Village.
- South :** Sy.No.138 of Shivarampally (Kattedan) Village.
- East :** Sy.No.139/P of Shivarampally (Kattedan) Village .
- West :** Road & Sy.No.137 of Shivarampally (Kattedan) Village (proposed 60.00 mts. wide Master plan road of IRR).

DRAFT VARIATION TO THE HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY FOR CHANGE OF LAND USE FROM CONSERVATION USE ZONE (MAJOR PART), AND RECREATIONAL USE ZONE (MINOR PART), TO RESIDENTIAL USE ZONE IN PUPPALGUDA VILLAGE, RAJENDRANAGAR MANDAL, RANGA REDDY DISTRICT - CONFIRMATION.

*[G.O.Ms. No. 132, Municipal Administration & Urban Development (II), 6th May, 2017.]*

In exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008), the Government hereby makes the following variation to the land use Notified Master Plan for Puppalguda Segment, vide G.O.Ms.No.288, MA & UD Department, Dated:03.04.2008, as required by sub-section (1) of the said section.

#### **VARIATION**

The site in Sy.Nos.198 & 386 situated at Puppalguda Village, Rajendranagar Mandal, Ranga Reddy District to an extent of Ac. 4-00 gts. which is presently earmarked for Conservation Use Zone in the notified Master Plan for Puppalguda Segment, vide G.O.Ms.No.288, MA & UD, dated: 03.04.2008 is now designated as Residential Use Zone, **subject to the following conditions:**

- a) The owner/applicant shall comply with G.O.Ms.No. 168, dated: 07.04.2012 as amended from time to time.
- b) The applicant shall form Black Top surface for the 40'-0" wide existing roads abutting the site under reference (in front site).
- c) The applicant shall maintain Green Buffer as specified in G.O.Ms.No.168, MA & UD, dated: 07.04.2012 from the defined boundary of Nala.
- d) The applicant shall obtain the development permission from the HMDA before undertaking development activity in the site under reference.
- e) The applicant shall maintain the requisite buffer as required from the Raw Water Pipe Line.
- f) The applicant shall handover the areas affected to the proposed Master Plan Roads free of cost to the Local body.
- g) If any Nala's passing through the site under reference, the natural position shall not be disturbed.
- h) The owner/applicant are solely responsible for any mis-representation with regard to ownership/title, land ceiling clearances etc, and they will be responsible for any damage claimed by any one on account of change of land use proposed.
- i) The applicant has to fulfill any other conditions as may be imposed by the Competent Authority.
- j) CLU shall not be used as proof of any title of the land.

**SCHEDULE OF BOUNDARIES**

- North** : 40'-0" Wide kacha road, and Sy.No.197 of Puppalguda.
- South** : 40'-0" Wide pipeline road.
- East** : Vacant lands in Sy.No.198 (P) of Puppalguda (V).
- West** : Vacant lands of Sy.No.387 of Puppalguda (V).

**NAVIN MITTAL,**  
*Secretary to Government.*

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